

Property Location

195 MAPLE ST

Map ID

17/ 3/ 1/ /

Bldg Name

State Use

101

Vision ID

854

Account #

877

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11-03-2020 10:43:34

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
GABOURY JENNIFER						Description	Code	Appraised	Assessed												
	TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	129700	129,700													
					RES LAND	101	77800	77,800													
					RESIDNTL.	101	5500	5,500													
195 MAPLE ST	DRAINAGE		VIEW	COMMUNITY																	
SUPPLEMENTAL DATA																					
EAST LONGMEADOW MA 01028		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed		Received NIA Field 8 Field 9 Field 10 Assoc Pid#		Total		213,000	213,000												
GIS ID F_377602_2848646																					
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
GABOURY JENNIFER		18693	0335	03-04-2011	U	I	152,492	1A	Year	Code	Assessed	Year	Code	Assessed							
ECKER DEBRA W,		17552	0162	11-20-2008	U	I	195,000		2020	101	122,800	2019	101	119,400							
FALK ROBERT L,HEIRS + DEVISEES OF		02183	0402	06-30-1952	U	I	0			101	77,800		101	75,500							
										101	5,500		101	5,500							
									Total		206100	Total		200400							
												Total		191200							
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	YEAR	Amount								Comm Int						
									APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 129,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 5,500 Appraised Land Value (Bldg) 77,800 Special Land Value 0 Total Appraised Parcel Value 213,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 213,000												
Total			0.00																		
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		B		Tracing		Batch													
0001						101		MA													
NOTES																					
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY												
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result							
22	02-04-1997	MN	Manual Note	800				REROOF	08-02-2019			334	3	MEAS+INSPCTD							
									04-29-2011			317	3	MEAS+INSPCTD							
									03-01-2004			311	3	MEAS+INSPCTD							
									06-03-1980			500	3	MEAS+INSPCTD							
LAND LINE VALUATION SECTION																					
B	Use Co	Description	Zone	D	Fronta	Depth	Land Units	Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes	Special Pricing		Size A	Adj Unit Pric	Land Value	
1	101	ONE FAM	RB				14,427 SF	5.99	1.000	5	LAND	1.00	MA	1.00			0 TRF2 0.9	1.000	5.39	77,800	
Total Card Land Units							0.331	AC	Parcel Total Land Area:				0.3312	Total Land Value							77,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	05	CAPE	Basement Floor	12	CONCRETE	
Model	01	RESIDENTIAL	Bsmt Garage			
Grade	C	AVERAGE	#Heat Sys	1.00		
Stories	1.75	1 3/4 STORIES	Units	1		
Foundation	1	CONCRETE	MIXED USE			
Exterior Wall 1	4	VINYL	Code	Description		Percentage
Exterior Wall 2			101	ONE FAM		100
Roof Structure	1	GABLE				0
Roof Cover	1	ASPHALT SH				0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION			
Interior Wall 2			Adj Base Rate		99.62	
Interior Floor 1	6	CERAMIC TL	RCN		205,808	
Interior Floor 2	3	HARDWOOD	Net Other Adj			
Heat Fuel	1	OIL	Year Built		1950	
Heat Type	3	FORCED H/W	Effective Year Built		1981	
AC Type	01	NONE	Depreciation Code		AG	
Bedrooms	3		Remodel Rating			
Full Baths	2		Year Remodeled			
Half Baths	0		Depreciation %		37	
Extra Fixtures	0		Functional Obsol			
Total Rooms	7		External Obsol			
Bath Style	A	AVERAGE	Cost Trend Factor		1	
Half Bath Style			Condition			
Kitchens	1		% Complete			
Kitchen Style	A	AVERAGE	Overall % Condition		63	
Extra Kitchens	0		RCNLD		129,700	
Extra Kitchen St			Dep % Ovr			
FBM Sqft			Dep Ovr Comment			
FBM Quality			Misc Imp Ovr			
Fireplaces	1		Misc Imp Ovr Comment			
WS Flues			Cost to Cure Ovr			
Central Vac	0	NO	Cost to Cure Ovr Comment			
Frame	1	WOOD				

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va
03	GARAGE	OB	Outbuildi	L	280	28.18	1950	70	0.00	GD	A	1.00	5,500

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	912		22.57	20,581
EFP	ENCL PORCH	0	140		33.92	4,749
FFL	1ST FLOOR	912	912		113.08	103,130
TQS	3/4 STORY	684	912		84.81	77,348
Ttl Gross Liv / Lease Area		1,596	2,876	1,820		205,808

